

To: The Resource Consent Administration Officer

Tasman District Council
Private Bag 4
Richmond 7050

Email: resourceconsentadmin@tasman.govt.nz



tasman
district council

Te Kaunihera o

te tai o Aorere

Submission on Resource Consent Application

PLEASE ENSURE THAT ALL SECTIONS OF THIS FORM, ON BOTH SIDES, ARE COMPLETED.

Please note: all submissions become public documents. If the application requires a hearing, your submission may be published on the council's hearings page, including your name and contact details.

Personal information will also be used for administration purposes, including notifying submitters of hearings and decisions. All information will be held by the Tasman District Council with submitters having the right to access and correct personal information.

Submitter Details

Full Name:

Contact Person
(if different):

Address for
Service:

Postcode:

Phone:

E-mail:

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: *(Name of Applicant)*:

For a resource consent to: *(details can be found on the notice in the letter from Council, newspaper, website or on-site)*

Tasman District Council Application Number (if known): RM

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

**Note: Any additional information should be submitted on a separate sheet(s).*

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application

I oppose the application

I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

To grant consent

To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

**Note: Any additional information should be submitted on a separate sheet(s).*

5) Attendance at any Council Hearing (You must tick one of the following two boxes):

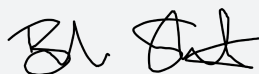
I wish to be heard in support of my submission

I do not wish to be heard in support of my submission

Note: If you indicate that you do not wish to be heard, you will still receive a copy of the Council's decision but you will not receive a copy of the hearing report if a hearing is held.

Print Full Name:

Signature*:



Date:

(Person making submission or authorised agent)

**Note: A signature is not required if you make your submissions by electronic means.*

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

Braden Stanton

Appendix to Submission – Reasons for Opposition

Reasons for Submission

I am a Māpua resident and have a 12-year-old daughter at Māpua School. I am the owner and Director of Ray White Real Estate Blenheim and Picton.

My family enjoy biking around the local streets, practising our golf on the kite park, using the wharf facilities, Bars, Restaurants, Shops and partaking in wharf jumping. We also are keen stand-up paddleboarders and enjoy carrying out this activity in the Māpua Wharf area and greater Waimea estuary.

I oppose the Application that introduces such a huge change in the scale of boating activity in the area including:

- a huge boat launching ramp built of concrete, 11 metres wide and 48 metres long, to be used by two boats simultaneously; which would be built over the public reserve and open space; next to the Māpua wharf which is used by the people for picnic's, Christmas carols and other events.
- additional car parking for 78 vehicles with boat trailers; in addition to existing space already used for car parking.
- a huge building on the reserve, 20 m x 40, which will be leased by the Māpua Boat Ramp Trust (who will be able to charge users) and will effectively privatise this reserve land and prevent it from being used in its current form as a community/public space.
- new shingle 30 car park due to the loss of parking on Tahi Street because of the vehicle crossing proposed to be built on the reserve.
- Introduction of barrier arms, a large amount of commercial signage, other traffic modifications and stormwater discharge.
- the addition of a huge number of cars with trailers carrying boats and jet skis into and through the Māpua village; and these boats and jet skis into the Māpua channel.

I believe the boat ramp, building and activities proposed are unsuitable at this site. The Māpua and Māpua wharf area is used for a lot of activities, including swimming, jumping off the wharf, biking the Tasman Taste trail, picnicking and public events. These activities would be hugely impacted to the point where they would be completely unsafe to continue to do these and at a minimum would be greatly reduced in enjoyment if this facility goes ahead.

The application should be declined because it will not allow for the sustainable management of the environment, and of the Māpua channel and wharf area, under Section 5 of the Resource Management Act 1991.

More generally, the application is contrary to the RMA, particularly part 2, the New Zealand Coastal Policy Statement, the Tasman Regional Policy Statement, and the relevant Tasman Resource Management Plan rules. It should be declined.

I want to highlight the following areas that will be changed by the activities in this application:

1. **Adverse Effects on Māpua** – I have observed residents and visitors enjoying the reserve land, launching their boat or jet ski at Grossi Point and jumping at the wharf for free. The activity proposed would restrict the free enjoyment of the area for all and only those that have access to a boat would be able to use it for their enjoyment. I have seen orcas and blue penguins in the water and our wonderful Heron on the wharf. I think the huge scale and position of the ramp will be a detriment to Māpua. We have a facility to launch at Grossi a great green space for all the community to use at no cost. Let's retain this and support the ramp at Motueka for our boat owners
2. **Substantial unfavourable look and feel to the Māpua Wharf** - The boat ramp will be two lanes, 11 metres wide, constructed of concrete and stretching out across the estuary and below the existing rock wall, to allow for low tide entry, a length of 48 metres in total. It will be highly visible from and obstruct the important views from the wharf. There will also be adverse visual effects from having the proposed building on reserve land which is part of the Waterfront Park. The application ignores the fact that Waterfront Park is supposed to be for public use and provides important public green space adjacent to the channel. It is not supposed to be part of the commercial development in the Māpua Wharf area, which reinforces how inappropriate it is in this location.

3. **Safety** – The boat ramp is intended to allow for two boats to use the ramp and it will essentially operate 24 hours per day subject to tides. This introduces a huge volume of vehicles into the Waterfront and wharf area, and boats into the Māpua channel. Māpua has never had boating on anything like this kind of scale before. The risk plan prepared is not suitable for the scale of this activity, or the kinds of risks that will result from this volume of boats entering the swift-moving channel so close to the high-use wharf. This is a high-use area with people jumping off the wharf, swimming, and paddle boarding off the wharf and around the channel. There is no pontoon to secure to from the boat ramp, so boats will either have to move into the wharf area or try to anchor around the boat ramp. The applicant's risk plan talks about using signage to manage risks this is not a preventative measure. It is a high likelihood that jumpers and swimmers will no longer be able to use the wharf.
4. **Building on Council Reserve Land is inappropriate** – The proposed large building and associated parking on Council recreation land is not necessary and is entirely inappropriate in an area which is supposed to be preserved for public use; and which is already subject to high public use. The proposed use of the building for 'community events' is unclear and could lead to it being hired out for functions such as weddings, 21sts, and other events for a fee.
5. **Additional Car and Boat Parking** – The application proposes a new car park for 30 car parks to the west of Tahī Street (to compensate for the future loss of car parks due to the Community Building and loss of informal parking on Tahī Street); and 78 trailer parks (trailer and vehicle) in the grassed area. The scale of car parking proposed, and vehicle movements associated with it, will be combined with existing car parking for the recreation reserve and wharf area. This means that there will be a massive number of car parks at the entrance to the wharf which will effectively become one massive car park.
6. **Traffic** – The proposal is focused on the traffic on Tahī Street completely ignoring the traffic impacts along Aranui and Higgs Road and the reduced parking available for motorhomes and cars. The peak time during the Summer period when Mapua and especially Mapua wharf businesses benefit from this will be severely impacted. Visitors will not come to the wharf as there will not be parking available. Traffic coming along Mapua Drive and past the school will impact the children riding their bikes and walking to school. The Streets for People have done a fantastic job of narrowing the width of Aranui thereby calming the traffic and making it safer for children. To propose to bring large amounts of cars with trailers to this road would be ridiculous. The impact would be 3 hours on each side of the high tide so a huge impact each day.
7. **Risks from Toxic Soil** – I am worried about the potential for the contaminated soil to enter and contaminate the estuary. The land should be left undisturbed so that no such risks arise from the disturbance of this highly contaminated soil.
8. **Community Consultation** – I have never been involved in any community consultation regarding this proposal and feel that the applicant has been misleading with their signage around Mapua indicating that it will have community facilities and saying that it is coming in December 2023.
9. **Tasman District Council** – I believe that the council is compromised and has a clear conflict of interest in this proposal with the councillor Mike Kininmonth being a member of the Mapua Boat Ramp Association. An independent review of this proposal should be paid for to manage this clear conflict of interest.

Lynda Cross

From: Braden Stanton <bradenstanton@gmail.com>
Sent: Tuesday, 20 February 2024 1:27 pm
To: Resource Consent Admin; Resource Consent Admin
Cc: Braden Stanton
Subject: Submission on Resource Consent Application - RM230253
Attachments: Bradeb Stanton - Appendix Submission Opposing the Mapua Boat Ramp 20032024.pdf; Braden Stanton - Submission Opposing Mapua Boat Ramp 20.02.24.pdf

Please find attached submission and appendix relating to:

RM230253:Land use consent to construct boat ramp within the Coastal Environment Area and access from Māpua Waterfront Park, associated consents for access, parking, signage, storm water and earthworks.

--

Regards,
Braden Stanton
021 623 447

To: The Resource Consent Administration Officer

Tasman District Council
Private Bag 4
Richmond 7050

Email: resourceconsentadmin@tasman.govt.nz



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Submitter Details

Full Name:	ESME PALLISER		
Contact Person (if different):			
Address for Service:	36 HIGGS ROAD, MAPUA		
Postcode:	7005		
Phone:	0272097779	E-mail:	palliser@gmail.com

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: (Name of Applicant): Mapua Community Boat Ramp Trust

For a resource consent to: (details can be found on the notice in the letter from Council, newspaper, website or on-site)

The application seeks approval for the construction and operation of a new boat ramp at Māpua.

Tasman District Council Application Number (if known): RM

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

- 1:: The construction of a new boat ramp within the Māpua Waterfront Park
- 2: The position of a Sea Scout /Community building within the Waterfront Park

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

My motivation for my submission:

1. A replacement boat ramp, closed due to commercial development at the wharf many years ago, is long overdue.
2. The rightful community reserve status of Grossi Point is also long overdue and the Tangata whenua cultural significance of that area can now be promoted, respected, and understood. [i.e. not being taken up with large vehicles & boat trailers]
3. The proposed adjoining Sea Scout/Community rooms is a welcome addition. Seeing so many young folk & their parents participating in 'water' activities' - learning safety on the water - is an asset to this growing community and will enhance the family friendly activities that will unfold.
4. the proposed storage & display of watercraft & in particular historic craft i.e. Waka will further enhance Māpua as a seaside village.

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3) The nature of my submission is that: (Tick one of the following three boxes):

- I support the application I oppose the application I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

- To grant consent To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

That:

- 1 - No topsoil i.e. contaminated soil cap be disturbed in any way.
- 2 - The use of the boat ramp be restricted to Mapua Boat Club members.
- 3 - Parking in the 'kite park" be well marked for boat trailers.
- 4 - The Waterfront Park [which is currently under utilised] be landscaped to enhance increased family/friendly activities & enjoyment.

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5) Attendance at any Council Hearing (You must tick one of the following two boxes):

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Note: If you indicate that you do not wish to be heard, you will still receive a copy of the Council's decision but you will not receive a copy of the hearing report if a hearing is held.

Print Full Name:

Esmé Lois Palliser

Signature*:

Date:

20/02/24

(Person making submission or authorised agent)

*Note: A signature is not required if you make your submissions by electronic means.

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

Lynda Cross

From: palliser.esme@gmail.com
Sent: Tuesday, 20 February 2024 2:02 pm
To: Resource Consent Admin
Subject: Māpua Boat ramp RC
Attachments: Form for submission on resource consent application 3[154410] Esmé.pdf

Categories: Lynda to deal with

Sent from [Mail](#) for Windows

To: The Resource Consent Administration Officer
Tasman District Council
Private Bag 4
Richmond 7050



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district council

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Contact Person
(if different):

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For a resource consent to: *(details can be found on the notice in the letter from Council, newspaper, website or on-site)*

Tasman District Council Application Number (if known): RM

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Print Full Name:

Signature*:

Date:

(Person making submission or authorised agent)

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A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

Rachel Stanton

Appendix to Submission – Reasons for Opposition

Reasons for Submission

I am a Māpua resident and have a 12-year-old daughter at Māpua School. I am the Board chair of Māpua School board and a project delivery manager for ANZ.

My family enjoy biking around the local streets, practising our golf on the kite park, using the wharf facilities, and partaking in wharf jumping. We also are keen stand up paddleboarders and enjoy this activity in Māpua.

I oppose the Application which introduces such a huge change in the scale of boating activity to the area including:

- a huge boat launching ramp built of concrete, 11 metres wide and 48 metres long, to be used by two boats simultaneously; which would be built over the public reserve and open space; next to the Māpua wharf which is used by the people for picnic's, Christmas carols and other events.
- additional car parking for 78 vehicles with boat trailers; in addition to existing space already used for car parking.
- a huge building on the reserve, 20 m x 40, which will be leased by the Māpua Boat Ramp Trust (who will be able to charge users) and will effectively privatise this reserve land and prevent it being used in its current form as a community/public space.
- new shingle 30 car park due to the loss of parking on Tahi Street because of the vehicle crossing proposed to be built on the reserve.
- Introduction of barrier arms, large amount of commercial signage, other traffic modifications and stormwater discharge.
- the addition of a huge number of cars with trailers carrying boats and jet skis into and through the Māpua village; and these boats and jet skis into the Māpua channel.

I believe the boat ramp, building and activities proposed are unsuitable at this site. The Māpua and Māpua wharf area is used for a lot of activities, including swimming, jumping off the wharf, biking the Tasman taste trail, picnicking and public events. These activities would be hugely impacted to the point where they would be completely unsafe to continue to do these and at a minimum would be greatly reduced in enjoyment if this facility goes ahead.

The application should be declined because it will not allow for the sustainable management of the environment, and of the Māpua channel and wharf area, under Section 5 of the Resource Management Act 1991.

More generally, the application is contrary to the RMA, particularly part 2, the New Zealand Coastal Policy Statement, the Tasman Regional Policy Statement, and the relevant Tasman Resource Management Plan rules. It should be declined.

I want to highlight the following areas that will be changed by the activities in this application:

1. **Adverse Effects on Māpua** – I have observed residents and visitors enjoying the reserve land, launching their boat or jet ski at Grossi point and jumping at the wharf for free. The activity proposed would restrict the free enjoyment of the area for all and only those that have access to a boat would be able to use it for their enjoyment. I have seen orca and blue penguins in the water and our wonderful Heron on the wharf. I think the huge scale and position of the ramp will be a detriment to Māpua. We have a facility to launch at Grossi a great green space for all the community to use at no cost. Let's retain this and support the ramp at Motueka for our boat owners.
2. **Substantial unfavourable look and feel to the Māpua Wharf** - The boat ramp will be two lanes, 11 metres wide, constructed of concrete and stretching all the way out across the estuary and below the existing rock wall, to allow for low tide entry, a length of 48 metres in total. It will be highly visible from and obstruct the important views from the wharf. There will also be adverse visual effects from having the proposed building on reserve land which is part of the Waterfront Park. The application ignores the fact that Waterfront Park is supposed to be for public use and provides important public green space adjacent to the channel. It is not supposed to be part of the commercial development in the Māpua wharf area, which reinforces how inappropriate it is in this location.
3. **Safety** – The boat ramp is intended to allow for two boats to use the ramp and that it will essentially operate 24 hours per day subject to tides. This introduces a huge volume of vehicles into the Waterfront and wharf area, and boats into the Māpua channel. Māpua has never had boating on anything like this kind of scale before. The risk plan prepared is not suitable for the scale of this activity, or the kinds of risks that will result from this volume of boats entering the swift moving channel so close to the high use wharf. This is a high use area with people jumping off the wharf, swimming, and paddle boarding off the wharf and around the channel. There is no pontoon to secure to from the boat ramp, while so boats will either have to move into the wharf area or try to anchor around the boat ramp. The applicant's risk plan talks about using signage to manage risks this is not a preventative measure. It is a high likelihood that jumpers and swimmers will no longer be able to use the wharf.

4. **Building on Council Reserve Land is inappropriate** – The proposed large building and associated parking on Council recreation land is not necessary and is entirely inappropriate in an area which is supposed to be preserved for public use; and which is already subject to high public use. The proposed use of the building for 'community events' is unclear and could lead to it being hired out for functions such as weddings, 21sts, and other events for a fee.
5. **Additional Car and Boat Parking** – The application proposes a new car park for 30 car parks to the west of Tahī Street (to compensate for future loss of car parks due to the Community Building and loss of informal parking on Tahī Street); and 78 trailer parks (trailer and vehicle) in the grassed area. The scale of car parking proposed, and vehicle movements associated with it, will be combined with existing car parking for the recreation reserve and wharf area. This means that there will be a massive number of car parks at the entrance to the wharf which will effectively become one massive car park.
6. **Traffic** – The proposal is focused on the traffic on Tahī street completely ignoring the traffic impacts along Aranui and Higgs road and the reduced parking available for motorhomes and cars. The peak time during the Summer period when Mapua and especially Mapua wharf businesses benefit from this will be severely impacted. Visitors will not come to the wharf as their will not be parking available. Traffic coming along Mapua Drive and past the school will impact the children riding their bikes and walking to school. The streets for People have done a fantastic job to narrow the width of Aranui and thereby calming the traffic and making it safer from children. To propose to bring large amounts of cars with trailers to this road would be ridiculous. The impact would be 3 hours each side of the high tide so a huge impact each day.
7. **Risks from Toxic Soil** – I am worried about the potential for the contaminated soil to enter and contaminate the estuary. The land should be left undisturbed so that no such risks arise from disturbance of this highly contaminated soil.
8. **Community Consultation** – I have never been involved in any community consultation regarding this proposal and feel that the applicant has been misleading with their signage around Mapua indicating that it will have community facilities and saying that it is coming in December 2023.
9. **Tasman District Council** – I believe that the council is compromised and has a clear conflict of interest in this proposal with the councillor Mike Kininmonth being a member of the Mapua Boat Ramp Association. An independent review of this proposal should be paid for to manage this clear conflict of interest.

Lynda Cross

From: Rachel Stanton <Rachel.Stanton@anz.com>
Sent: Tuesday, 20 February 2024 2:09 pm
To: Resource Consent Admin; Resource Consent Admin
Cc: Rachel Stanton
Subject: Submission on Resource Consent Application - RM230253
Attachments: Submission opposing the Māpua Boat Ramp.pdf; Rachel Stanton - Mapua Boat Ramp 20.02.24.pdf

Please find attached submission and appendix relating to:

RM230253:Land use consent to construct boat ramp within the Coastal Environment Area and access from Māpua Waterfront Park, associated consents for access, parking, signage, storm water and earthworks.

Thanks Rachel Stanton
Phone 021 408 266

This e-mail and any attachments to it (the "Communication") is, unless otherwise stated, confidential, may contain copyright material and is for the use only of the intended recipient. If you receive the Communication in error, please notify the sender immediately by return e-mail, delete the Communication and the return e-mail, and do not read, copy, retransmit or otherwise deal with it. Any views expressed in the Communication are those of the individual sender only, unless expressly stated to be those of Australia and New Zealand Banking Group Limited ABN 11 005 357 522, or any of its related entities including ANZ Bank New Zealand Limited (together "ANZ"). ANZ does not accept liability in connection with the integrity of or errors in the Communication, computer virus, data corruption, interference or delay arising from or in respect of the Communication.



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Tasman District Council
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Submitter Details

Full Name: ALAN SUMMERS FIELD'S

Contact Person (if different): I

Address for Service: 62A HIGGS ROAD
MAPUA

Postcode: 7005

Phone: 0276142835 E-mail:

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: (Name of Applicant): MAPUA COMMUNITY BOAT RAMP TRUST

For a resource consent to: (details can be found on the notice in the letter from Council, newspaper, website or on-site)

APPROVAL FOR THE CONSTRUCTION AND OPERATION OF A NEW BOAT RAMP AT MAPUA

Tasman District Council Application Number (if known): RM 230253, 230388, 230254, 230256, 230257

1) The specific part(s) of the application that my submission relates to is/are (Give details*): 230258, 230259

MY SUBMISSION RELATES TO ALL MATTERS PERTAINING TO THE CONSTRUCTION AND USE OF THE NEW BOAT RAMP AT MAPUA

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

SEE ATTACHED SHEET

*Note: Any additional information should be submitted on a separate sheet(s).

3) The nature of my submission is that: (Tick one of the following three boxes):

- I support the application
- I oppose the application
- I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

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If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

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- I wish to be heard in support of my submission
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Print Full Name: ALAN SUMMERS FIELD

Signature*: 
(Person making submission or authorised agent)

Date: 20/2/24

*Note: A signature is not required if you make your submissions by electronic means.



A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

The reasons for my submission supporting the new boat ramp at Mapua are as follows:-

1. Many generations of boat owners have used Mapua as the place to launch boats to go fishing.
2. It is the most convenient and safe place to launch boats in Nelson with quick access to Tasman Bay
3. Mapua is a sea port and has been used for this activity for all of my lifetime.
4. As a long term resident and until recently a boat owner *it is where I launched my boat.*
5. Most boat owners tend to go fishing early in the morning returning around mid morning so objections to traffic and other interference for other public is largely mitigated by this as they are usually still in bed.
6. There is plenty of parking in the vacant ground opposite the proposed area and that also will only be used in the early part of the day.
7. Boating from Mapua is an important activity for the public who own boats in the area (a quick count of boats in the Mapua area using Google earth shows around 160 boats parked in peoples property and that does not count those parked in sheds or garages.)
8. Boaties had access to a boat ramp until council redeveloped the Mapua Wharf and made it impossible to use the ramp.
9. It is incumbent on council to allow this to go ahead given the removal of the access to the launching facilities that were provided at Mapua before the redevelopment.
10. Those opposed to the construction of the ramp seem to consider boaties as non citizens and not entitled to go about their leisure activities as members of the public they claim to represent.
11. I FULLY SUPPORT THE PROVISION OF A WORKABLE BOAT RAMP IN MAPUA.

Lynda Cross

From: alfies5026@gmail.com
Sent: Tuesday, 20 February 2024 2:54 pm
To: Resource Consent Admin
Cc: mapuaboatramp@gmail.com
Subject: mapua boat ramp resource consent
Attachments: Mapua Boat Ramp.pdf

Categories: Lynda to deal with

Please find attached submission on the resource consents for the Mapua Boat Ramp.

Regards

Alan S Field

To: The Resource Consent Administration Officer

Tasman District Council
Private Bag 4
Richmond 7050

Email: resourceconsentadmin@tasman.govt.nz

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Submitter Details

Full Name:	Lorraine Field	
Contact Person (if different):		
Address for Service:	62A Higgs Rd, Mapua	
Postcode:	7005	
Phone:	0210718981	E-mail: lorrainefieldnz@gmail.com

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: (Name of Applicant): Mapua Community Boat Ramp Trust

For a resource consent to: (details can be found on the notice in the letter from Council, newspaper, website or on-site)

Approval for the construction and operation of a new boat ramp at Mapua.

Tasman District Council Application Number (if known): RM 230253, 230388, 230254, 230256, 230257, 230258, 230259

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

My submission relates to all matters pertaining to the construction and use of the new boat ramp at Mapua.

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

As a small girl I spent many holidays with my grandparents in Iwa St and the highlight was to go out in the boat fishing. I learnt how to cast and bait a hook, and then how to unhook my fish when caught. Boating is such a wonderful, healthy pursuit for young and old,
 I believe we should all be able to live in harmony here in Mapua, whatever we enjoy doing. There is still plenty of green space left and most boaties have left and gone home by mid morning leaving the rest of the day to other folk to enjoy the area. It is actually great fun and sometimes amusing to watch boats coming and going.

Launching a boat at Motueka is not easy and if that area is "filled" with boat trailers from Mapua the locals there wont be particularly pleased either. Rough Island is not for amateurs to launch either. Grossis Point could be a lovely picnic area without boats and far safer for small children to play by the water.

*Note: Any additional information should be submitted on a separate sheet(s).

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application I oppose the application I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

To grant consent To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

*Note: Any additional information should be submitted on a separate sheet(s).

5) Attendance at any Council Hearing (You must tick one of the following two boxes):

I wish to be heard in support of my submission I do not wish to be heard in support of my submission

Note: If you indicate that you do not wish to be heard, you will still receive a copy of the Council's decision but you will not receive a copy of the hearing report if a hearing is held.

Print Full Name: LORRAINE E. FIELD

Signature*: L. E. Field Date: 20/2/24
 (Person making submission or authorised agent)

*Note: A signature is not required if you make your submissions by electronic means.

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

Lynda Cross

From: alfies5026@gmail.com
Sent: Tuesday, 20 February 2024 5:35 pm
To: Resource Consent Admin
Subject: Mapua Boat Ramp
Attachments: Submission re boatramp..pdf

Categories: Lynda to deal with

Attached please find my submission regarding the Mapua Boat Ramp.

Kind Regards
Lorraine Field

To: The Resource Consent Administration Officer
Tasman District Council
Private Bag 4
Richmond 7050



tasman
district council

Te Kaunihera o

te tai o Aorere

Submission on Resource Consent Application

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Submitter Details

Full Name:

Contact Person
(if different):

Address for
Service:

Postcode:

Phone:

E-mail:

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: *(Name of Applicant):*

For a resource consent to: *(details can be found on the notice in the letter from Council, newspaper, website or on-site)*

Tasman District Council Application Number (if known): RM

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

**Note: Any additional information should be submitted on a separate sheet(s).*

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application

I oppose the application

I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

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To refuse/decline consent

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Print Full Name:

Signature*:

Date:

(Person making submission or authorised agent)

**Note: A signature is not required if you make your submissions by electronic means.*

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

Lynda Cross

From: tasmancoastal@gmail.com
Sent: Tuesday, 20 February 2024 9:42 pm
To: Resource Consent Admin; nelson@do.nz
Subject: Mapua Community Boat Ramp Trust Resource Consent Application Submission
Attachments: Form for submission on resource consent application from the Mapua Community Boat Ramp Trust.pdf

Categories: Lynda to deal with

Regards

Kevin Strickland
021 706617

To: The Resource Consent Administration Officer
Tasman District Council
Private Bag 4
Richmond 7050
Email: resourceconsentadmin@tasman.govt.nz



Submission on Resource Consent Application

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Submitter Details

Full Name:	Bruce Calteaux		
Contact Person (if different):			
Address for Service:	10 iwa street mapua		
Postcode:	7005		
Phone:	0274518907	E-mail:	cblbuildit@gmail.com

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: (Name of Applicant): Mapua boat ramp trust

For a resource consent to: (details can be found on the notice in the letter from Council, newspaper, website or on-site)

construct a new boat ramp at the wharf precinct

Tasman District Council Application Number (if known): RM

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

supporting a new boat ramp as proposed including a designated parking area on the kite park which there is room for both.

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

since the closing of the boat ramp at the wharf to create a pedestrian freindly environment. which i support and enjoy. The boaties have been using grossy point . Grossy point as i understand has cultural significance and was set up for families to enjoy with bbqs and tables and open space and hopefully will be reinstated . now the bbqs and tables have been removed boat trailers park where ever they can.this has only happened since the closing of the wharf ramp. Two week ends ago I counted 48 vehicles with trailers. there was no usable space for picnicing or throwing the frizby.some vehicles are parking on the beach itself when the grass area is full.Boats are being launched all along the beach because of peoples lack of patience damaging the small beach front with tyre marks and rutts.often there is no available parking for prople that just want to enjoy the beach. admiitedly it is not like that all day. tides depending.

*Note: Any additional information should be submitted on a separate sheet(s).

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application I oppose the application I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

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If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

introduction of a small fee to use to cover the maintenance costs and provide income for the sea scouts and boat club.I do not support a wash down bay as the engine noise will be disruptive to local residents.

*Note: Any additional information should be submitted on a separate sheet(s).

5) Attendance at any Council Hearing (You must tick one of the following two boxes):

I wish to be heard in support of my submission I do not wish to be heard in support of my submission

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Print Full Name:

Signature*: 
(Person making submission or authorised agent)

Date:

*Note: A signature is not required if you make your submissions by electronic means.

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

Lynda Cross

From: Bruce Calteaux <manager@galbraithgroup.co.nz>
Sent: Wednesday, 21 February 2024 8:56 am
To: Resource Consent Admin
Cc: nelson@do.nz
Subject: mapua boat ramp
Attachments: DOC210224-21022024074825.pdf

Categories: Lynda to deal with

Please see attached submission for resource consent Mapua boat ramp .thankyou.

Regards
Bruce Calteaux
Manager

LBP No. 115626

Galbraith Plasterers | Painting | Sandblasting & Powdercoating | Galbraith Contracting Limited PO Box 2069 | Stoke
| Nelson 7041
80 Beatty Street | Tahunanui | Nelson 7011
Tel: 03 547 7500 | Mob: 027 451 8907 | GCL: 03 5472242

-----Original Message-----

From: reception@galbraithgroup.co.nz <reception@galbraithgroup.co.nz>
Sent: Wednesday, February 21, 2024 8:49 AM
To: Bruce Calteaux <manager@galbraithgroup.co.nz>
Subject: Send data from MFP13554251 21/02/2024 07:48

Scanned from MFP13554251
Date:21/02/2024 07:48
Pages:2
Resolution:300x300 DPI

To: The Resource Consent Administration Officer
Tasman District Council
Private Bag 4
Richmond 7050



tasman
district council

Te Kaunihera o

te tai o Aorere

Submission on Resource Consent Application

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Submitter Details

Full Name:

Contact Person
(if different):

Address for
Service:

Postcode:

Phone:

E-mail:

Submission Details

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This is a submission on an application from: *(Name of Applicant):*

For a resource consent to: *(details can be found on the notice in the letter from Council, newspaper, website or on-site)*

Tasman District Council Application Number (if known): RM

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

** Note: Any additional information should be submitted on a separate sheet(s).*

2) The reasons for my submission are (Give details*):

**Note: Any additional information should be submitted on a separate sheet(s).*

3) The nature of my submission is that: (Tick one of the following three boxes):

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I oppose the application

I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

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To refuse/decline consent

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(Person making submission or authorised agent)

Date:

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A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

15 Feb 2024

Supplementary notes to submission opposing the Construction and Operation of a New Boat Ramp at Mapua (RM 230253 and associated numbers).

As per my submission I am strongly opposed to the building of a new boat ramp in Mapua. While I am a boat owner myself and would undoubtedly use the ramp if it is built, I recognise that this will be detrimental to the wider community. It would be very wrong to inflict the considerable financial cost and negative impacts on the wider Mapua community for the benefit of boat users such as myself.

Firstly I would like to address some misinformation on the wider benefits being proposed for this ramp. While this ramp will no doubt benefit small boat users, this vested interest group is trying to tout benefits to the broader community in support of their campaign. This is disingenuous at best and verges on deliberately misleading.

One very misleading part of the supporting information is the suggestion that the boat ramp is needed for Tamaha (Mapua) Sea Scouts. As a leader of this group for 5 years I would dispute this. The Sea Scouts currently have excellent access to the estuary, and arguably even better access than in the past (as there is now no competition for the ramp at the wharf where they launch). They can launch their small craft very easily whenever they want. Spending millions of taxpayer dollars will not increase this access one jot. NOT AT ALL. Perhaps the TDC has a plan to remove the boat storage facility from the wharf of which I am not aware? If this was the case I would suggest the most pragmatic solution would be to store the boats in a shed adjoining the current Tamaha Hall on the Mapua domain. All this aside, building a large purpose built facility just so the scouts can be right by the water, while undoubtedly lovely for the scouts, is totally overkill as it is actually very rare for the Sea Scouts to launch their boats at Mapua. This has nothing to do with access to launching facilities but is due to the inherent difficulties of sailing in the estuary. To successfully sail in Mapua estuary you need a high tide and suitable wind to coincide with Scouts being available to sail. In fact, in all the years I was a leader at Tamaha, we had not a single instance where sailing conditions were even reasonable (witnessed by the fact that we had to tow the vast majority of boats back to the wharf on pretty much every occasion we ever actually sailed there).

I am not Tangata Whenua so cannot speak on the views of local Iwi. However, I am aware that the whole of the area from the wharf to Grossi Point was used extensively by

local iwi. I am also aware that artefacts were recently uncovered right beside the wharf during recent landscaping work. I'm not sure that digging up a large area and laying it in concrete is really being done for the benefit of Iwi.

I similarly do not have specific information on the purported search and rescue benefits of a boat ramp. However, given the clear examples of the misinformation cited above I wouldn't be surprised if this was another fictitious red herring. I note that in 2017 the Nelson Harbour Master provided information to the TDC raising safety concerns over 'the strong tidal currents in the area, the known build up of logs and flood debris in the eddy there and the proximity to the Mapua wharf'. So, an expert in the field of maritime safety suggested that in fact the proposed boat ramp would be a risk to maritime safety rather than a benefit.

So, in assessing the benefits of a new boat ramp in Mapua, I suggest there is only one benefit - small boat owners such as myself would be more easily able to launch our boats. All the rest is static.

In terms of assessing the NEGATIVE impacts of a boat ramp on the local community, my greatest concern is the plethora of boats that will be parked everywhere during peak boating times. Any visitor to Mapua over the month or so of peak xmas traffic will be familiar with the current situation with cars parked everywhere. Mapua is popular and getting more so. This is true both for day visitors and of course with the ever increasing population. Do we really want a seaside village with even more very precious public space set aside for tarmac and/or gravel covered car parks? TWO extra car parks for every boat trailer and vehicle. Just for the few weeks of peak boating. I suggest very strongly that this is not in the best interest of the community. This is key to the TDC's decision making. EITHER this ramp will be very popular (one argument in favour of TDC spending money on it) in which case we will need literally hundreds of extra car parks). OR you can say we don't need that many car parks, implying it isn't going to be used much. In either case, this is a terrible deal for Mapua and ratepayers. Either we are massively increasing the available parking space to cater for a very short period of time with empty car parks the rest of the year, or we are funding a white elephant.

My second concern is one of TDC's priorities. Is spending millions of dollars so a few people can have another place to launch their boats really the top priority for this money? I am aware that at present there is sometimes untreated effluent discharging into the Mapua estuary (during periods of high rainfall). I believe the TDC is currently not even making an attempt to quantify this in terms of frequency or volume. One of the reasons given at a recent Mapua Community Association meeting for this lack of

monitoring was the cost. So we can spend millions of dollars making it easier to launch boats but we can't spend anything to figure out how much pollution we are putting into the area where we launch the boats? Surely we should be doing the basics before we buy more toys.

I certainly accept that a boat ramp at Mapua would be great for people (like me) who have boats. However, let's not pretend this is all for altruistic reasons to benefit the wider community. It is not. It's for boaties and only for boaties. So any decision as to whether to spend ratepayer money should be based on the benefits to this subset of the population versus the wider negative impacts on the community, including the huge financial cost.

One final point on the popularity or otherwise of this proposal. I am aware that the Mapua Boat Club is touting a survey which alleges that a majority of the local population is in favour of a boat ramp at Mapua. I am sure that TDC staff and councillors will take this information with the bucket of salt it requires. But just to be clear - the idea of a vested interest group doing a survey and reporting that the results strongly support their view is somewhat risible. It doesn't take much to imagine how rigorous and scientific such a survey might have been. Any survey of whether local people are in support of a boat ramp would need to be done by an independent body and to include balanced, accurate and truthful information about the costs and adverse impacts of the ramp. There is no evidence that the reported survey had the required attributes. Perhaps a more unbiased indicator of the degree of community support is the fundraising indicator at the wharf. While the indicated \$700,000 already raised may suggest at first glance great support, I note that in fact this money is all theoretical and in fact originates from the TDC, not directly from local people.

In these times of ever increasing rates, I trust that the TDC will make the only sensible call on this proposal and decline consent for a boat ramp. Alternatively, if they decide to grant consent I request that the TDC make it quite clear that it is up to the local community including the Mapua Boat Club to raise any required funds and that it will NOT be funded by ratepayers.

Geoff McAlpine
140 Aranui Rd, Mapua

Lynda Cross

From: Geoff McAlpine <geoffmcalpine@gmail.com>
Sent: Wednesday, 21 February 2024 10:48 am
To: Resource Consent Admin
Subject: Submission on proposed Mapua Boat Ramp
Attachments: Mapua Boat Ramp Submission TDC Feb 2024.pdf

Categories: Lynda to deal with

Attached please find my submission the proposed boat ramp for Mapua (and additional information. I would like to appear in person at the hearing.



Mapua Boat Ramp Submission Geoff McAlpine Feb 2024

To: The Resource Consent Administration Officer

Tasman District Council
Private Bag 4
Richmond 7050



tasman
district council

Te Kaunihera o
te tai o Aorere

Email: resourceconsentadmin@tasman.govt.nz

Submission on Resource Consent Application

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Submitter Details

Full Name:

Contact Person (if different):

Address for Service:

Postcode:

Phone: E-mail:

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: (Name of Applicant):

For a resource consent to: (details can be found on the notice in the letter from Council, newspaper, website or on-site)

The application seeks approval for the construction and operation of a new boat ramp at Māpua.

Tasman District Council Application Number (if known): RM

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

* Note: Any additional information should be submitted on a separate sheet(s).

Lynda Cross

From: Karen Byrne <linkar.kb@gmail.com>
Sent: Wednesday, 21 February 2024 9:36 am
To: Resource Consent Admin; mapuabcsecretary@gmail.com
Subject: Fwd:
Attachments: 2024-02-21_091028-1.jpg; 2024-02-21_091028-2.jpg

Categories: Lynda to deal with

----- Forwarded message -----

From: Karen Byrne <linkar.kb@gmail.com>
Date: Wed, 21 Feb 2024, 9:11 am
Subject:
To: <linkar.kb@gmail.com>

To: The Resource Consent Administration Officer

Tasman District Council
Private Bag 4
Richmond 7050

Email: resourceconsentadmin@tasman.govt.nz



tasman
district council

Te Kaunihera o

te tai o Aorere

Submission on Resource Consent Application

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Full Name:

Contact Person
(if different):

Address for
Service:

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Phone:

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Submission Details

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For a resource consent to: *(details can be found on the notice in the letter from Council, newspaper, website or on-site)*

Tasman District Council Application Number (if known): RM

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

**Note: Any additional information should be submitted on a separate sheet(s).*

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application

I oppose the application

I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

To grant consent

To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

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I wish to be heard in support of my submission

I do not wish to be heard in support of my submission

Note: If you indicate that you do not wish to be heard, you will still receive a copy of the Council's decision but you will not receive a copy of the hearing report if a hearing is held.

Print Full Name:

Signature*:

(Person making submission or authorised agent)

Date:

**Note: A signature is not required if you make your submissions by electronic means.*

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

Appendix to Submission by Amy Deimel – Submission on Resource Consent Application by the Māpua Community Boat Ramp

Reasons for Submission

I oppose the Application for the following reasons:

1. **Adverse Effects on Existing Environment** – The boat ramp, building, car parking, passage of craft on the Māpua channel, and associated consents, will have significant adverse effects on the high natural character, landscape, amenity values, ecology and environment in the Māpua channel and at the Māpua wharf area and Waterfront Park.
2. **Safety** – The proposed boat ramp will introduce a large number of boats into the Māpua channel. Boats will need to queue to access the boat ramp in the channel, which is swift moving and can accumulate debris. There is no loading pontoon proposed, so when boats are dropped off the trailer, they will need to move into the high use wharf area, using the pontoon there, and creating significant safety risks for boat users and recreational users alike.
3. **Recreational use will be adversely affected** - This is a high use environment, with large numbers of people using the wharf area to jump off the wharf into the water; float down the channel from and to the Leisure Park; to fish; kayak and paddle board, among other activities. There are existing moorings and boats. There are people and dogs. There is also a regular Māpua ferry which takes people to and from Rabbit Island. This ferry and the wharf area is part of the Great Tasman Taste Cycle trail. Huge numbers of people access the wharf or are in the water during the peak summer period; which will coincide with the peak period of boat ramp use. Due to the proximity of the boat ramp to the wharf; the need for boats to idle while parking trailers; and to load from the pontoon, inevitably swimmers and other users will come into conflict and be adversely affected. There is a high likelihood the grant of these consents could result in wharf jumping and swimming from the wharf, being banned in future. I have grown up in this area and enjoyed all Mapua has to offer. I am now raising children and wish for them to also grow up living the iconic Mapua lifestyle and feel that this will be put at risk due to safety with such a large development.
4. **Limiting public access and effective privatisation of public space** – The effect of the boat ramp over the foreshore, and the movement of craft on the water, will limit or effectively prevent public access around the foreshore and in the water of the channel, particularly off the wharf. Combined with the parking proposed, barrier arm, building on site, signage and other features, it will effectively privatise what is supposed to be public space, and which is highly valued by the Māpua community.
5. **Construction of a Building on Council Recreation Land is inappropriate** – The proposed building and associated parking on Council recreation land is not necessary and is entirely inappropriate in an area which is supposed to be preserved for public use; and which is already subject to high public use. The proposed use of the building for ‘community events’ is unclear and could lead to it being hired out for functions such as weddings, 21sts, and other events for a fee. It appears this fee will go back to the applicant rather than the community. This is not an appropriate activity for Council reserve land adjacent to the coastal marine area (Māpua channel).
6. **Additional Car and Boat Parking** – The application proposes a new metalled car park for 30 car parks to the west of Tahi Street (to compensate for future loss of car parks due to the Community Building and loss of informal parking on Tahi Street due to vehicle crossing

installation); and 78 trailer parks (trailer and vehicle) in the grassed area to the west of Tahī Street. The scale of car parking proposed, and vehicle movements associated with it, will be combined with existing car parking for the recreation reserve and wharf area. This means that there will be a massive number of car parks at the entrance to the wharf, channel and coastal marine area – of a commercial type scale. The adverse visual and amenity effects, traffic effects, noise, and safety effects will be significant. This is not an appropriate activity in Māpua village and wharf area which is prized for its beauty, natural character, and high amenity values.

7. **Traffic** – the introduction of a significant number (80 plus at any one time) cars, boats and trailers into the Māpua wharf environment, on top of existing vehicles accessing the wharf area for other activities, and other vehicles in Māpua itself, is entirely inappropriate and will have adverse amenity and safety issues. At peak times this will be significantly worse, as these boats and trailers will be combined with holiday vehicles entering Māpua to access the Leisure Park and other parts of Māpua – further clogging already clogged roads. The wharf area during summer already has huge numbers of vehicle movements and people walking or cycling to and from the wharf. Introducing more traffic into this high use environment, particularly at these peak times (which will also be peak boating time), will inevitably create conflict and safety risks.
8. Māpua village is regarded and valued as a safe environment, it forms part of the Great Tasman Taste Trail, and the roads and footpaths are also used by people walking, biking, scootering, dogs, horses and so on. Users include large numbers of children. Because of where the wharf is located, these boats and trailers will need to drive along Arānui Road or Higgs Road, which are local roads and already subject to high volumes of traffic and other uses. Introducing this volume and scale of traffic is entirely inappropriate and dangerous, and will have significant adverse amenity effects. The council has also recently introduced the streets for people in mapua and added a bike path to an already narrow, busy road Having an increase in large vehicles towing boats from far and wide will put people using the path at risk of injury.
9. **Scale of what is Proposed** – the scape of the application is significantly out of proportion to what is appropriate for the Māpua community in this location. Our submission is that no boat ramp is necessary or appropriate in this location. But even if it was determined that a boat ramp was necessary, and this was the best option for where it should be located, the scale of what is proposed goes far beyond what is necessary or appropriate, and will have significant adverse effects on the environment, the community, and other users. If the boat ramp is to go ahead, it needs to be on the basis that this is a highly valued special environment, and a shared space and that the environment, other existing users of the channel, wharf area, roads and footpaths, are protected and not adversely affected. The current proposal will not achieve this. We can already access a brilliant boat launching set up in Motueka which is only 10-15 minutes drive away. People have an issue with this distance but if in a city they would be driving for a much longer period of time. This is on an area that is set up for volume and already under-utilised. We are boat users owning two boats and have no issue driving to the Motueka ramp or using Grossi point or rabbit/rough island ramps

10. Risks from Toxic Soil

The RCA Detailed Site Investigation (Appendix 7) dated 12 August 2022 doesn't anticipate that contaminated commercial grade pesticide residue will be encountered by the

redevelopment designs. However, the later August 2023 Preliminary Engineering report (Appendix 12) makes it clear there will be 60-70m³ of contaminated soil that will have to go to landfill, if it can meet their acceptance criteria.

Some of this contaminated soil comes from the sump for the stormwater pretreatment device close to the edge of the coast. This will be excavating soil from an area that contains the most contaminated commercial grade material, and is adjacent to the estuary. To elaborate on the importance of this: The 200 ppm of DDT in commercial grade soil under the cap cannot contaminate the estuarine mud which has acceptance criteria of 0.01ppm DDT. The remaining excavated soil from below the cap, for the service trenches for the building, and manhole and stormwater pipe below the accessway, come from areas of treated fines which will be closer to 100 ppm DDT. The installation adjacent to the estuary of a sump for a Stormwater 360 device to treat the run off from the Access way will be in the highly contaminated area.

The Detailed Site Inspection report concludes that this project is a controlled activity under National Environmental Standard for Contaminated Sites to protect Human Health Sec 9. In addition this HAIL site has a Site Management Plan to protect the adjacent estuary.

The SMP sec 4.3.2 Plan Approvals requires the TDC Environment and Planning Manager to be responsible for ensuring the SMP is adhered to, and the estuary protected. A more thorough detailed site inspection would be required before work could begin.

The SMP sec 6 has demanding Specific Management Measures for work within 30m of the coast.

When FCC East was backfilled during the remediation the most contaminated soil was put near the surface, to keep it away from the ground water, and the 0.5m cap was designed to keep this site secure.

Note that excavations for the piles to support the boat ramp on the beach could unearth contamination as that location is where contaminated SW from the Pesticide Factory was discharged.

12.1.3.2 c. The Site Management Plan should be able to stop the contaminated soil from reaching the estuary. However previous experience with remediating this old factory site indicate that wind, rain and careless handling of the material with unintended consequences result in contamination spreading into the estuary. To expand on that point: If you are removing commercial grade soil at 200 ppm DDT and the acceptance criteria for the estuary is 0.01ppm a very small amount eg 10 gms (a spoonful contains enough DDT to contaminate ** gms of estuary.

Note: The RCA 2.8.4 Earthworks second para is incorrect when it states “ It is anticipated that earthworks will not extend more than 0.4m below the existing ground level.” The

Preliminary Engineering Appendix page 9 clearly states that there will be excavations below the 0.5m cap and 60- 70m³ of contaminated soil will be removed from site to York Valley landfill, if it meets their acceptance criteria.

In summary, although the intention was to place a boat ramp over the top of the contaminated land, the stormwater drainage system with a sump at the coastal boundary, and the service trenches for the building all require excavation of 70 m³ of highly contaminated soil which is potentially toxic to the adjacent estuary. Wind and rain can carry this material into the estuary and this will be a very specialised and demanding operation.

11. Contrary to Māpua Masterplan

I do not support this consent application for a boat ramp and associated activities.

Reason : It does not consider other uses of the Water Front Park, and their consultation with local residents appears unscientific and misleading.

RCA sec 2.16 states there is an Appendix 17 containing consultation with the Mapua Community. That has not been provided, instead it is a timeline of response from iwi, and the location of some of the council's waste water pipes.

The survey by the Boat club of some of the Mapua Community was simple: do you support the boat ramp yes or no and do you have a boat . It was carried out in summer 2023 and presumably the residents would have in their mind the design on a big poster beside the wharf, or the 2017 plan that showed a small sea scout building with the 33 public car parks present in the flax area beside Tahī St. Or maybe the landscape artists impression on the boat club website, which included additional features that council could choose to build, or not. It is not known whether the residents were informed of the plan for 78 boat trailers car park and the anticipated traffic and maritime safety issues caused by that many boats. The residents havent been asked to consider the financial and social cost of this proposal, health and safety risks to other people in the water, risk to the estuary from excavation of extremely contaminated soil, the carbon emissions from the extensive use of concrete for the 48m long boat ramp. They probably arent aware that the land is supposed to be for everyone, as the taxpayers paid for about 3/4 of the remediation of the FCC site, and not just for the Mapua community or boating interests.

The Boat club survey showing the majority of support is significantly different from the results of the extensive consultation carried out in 2017, by the council staff for the Mapua Master Plan. There the public and residents were given multiple- choice questions, and 82 % of 692 respondents wanted the Park to remain as it is. Of the submissions received on the proposed Boat ramp in September 2017 most were either strongly supportive or strongly opposed.

The TDC Hearing Panel did not support the development of a boat ramp in Waterfront Park. To quote from the Council report (16 Nov 2017) “ The overriding issues in this decision were a combination of factors including the location of the Councils high pressure waste water pumping main which is situated in the locality of the proposed boat ramp, marine health and safety issues, estimated project cost and that it is a local solution not a regional solution, parking issues and traffic congestion, and that nearly half of the submissions received were in strong opposition.” [I consider that these overriding issues remain.]

Thus the Mapua Master Plan 2018-28 did not support a Boat ramp on the Waterfront Park. When the Full Council agreed in May 2021 to give \$700,000 funding for the consent application from the Moutere- Waimea Ward Reserve Financial Contributions they noted “Under Section 80 of the Local Government Act 2022 that this decision is inconsistent with the Mapua Waterfront Area Master Plan, the reason for inconsistency is to respond to community requests and that the Council will amend the Plan at its next review.”
Note: The RCA assessment in the AEE also does not include lost opportunity cost to other uses and users of the Waterfront Park.

In summary the support cited for this boat ramp has not considered the opportunity costs of taking up 1/3 of the Water front Park and 2/3 of the green space on Tahī St West. There are many other recreational uses for the WaterFront Park, and for the residential land which will

be used for car parks and boat trailers “ indefinitely” if the consent is granted.

12. For all of the above reasons, the application is is contrary to the Resource Management Act 1991, the New Zealand Coastal Policy Statement, and the relevant Tasman Resource Management Plan rules. It should be declined.

Lynda Cross

From: Amy Oldfield <amydeimel@icloud.com>
Sent: Wednesday, 21 February 2024 12:05 pm
To: Resource Consent Admin
Subject: Mapua wharf submission attached
Attachments: Mapua submission .pdf; Appendix to Submission - to be shared.docx

Hi
Please find attached submission

Many Thanks
Amy Deimel
Ph 021829939

To: The Resource Consent Administration Officer
Tasman District Council
Private Bag 4
Richmond 7050
Email: resourceconsentadmin@tasman.govt.nz



Submission on Resource Consent Application

PLEASE ENSURE THAT ALL SECTIONS OF THIS FORM, ON BOTH SIDES, ARE COMPLETED.

Please note: all submissions become public documents. If the application requires a hearing, your submission may be published on the council's hearings page, including your name and contact details.

Personal information will also be used for administration purposes, including notifying submitters of hearings and decisions. All information will be held by the Tasman District Council with submitters having the right to access and correct personal information.

Submitter Details

Full Name:	Michael Thomas Shirer		
Contact Person (if different):			
Address for Service:	113 Seaton Valley Rd RD1 Upper Moutere		
Postcode:	7173		
Phone:	0274 393 340	E-mail:	mshirer@xtra.co.nz

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: (Name of Applicant): Mapua Community Boat Ramp Trust

For a resource consent to: (details can be found on the notice in the letter from Council, newspaper, website or on-site)

Build a Boat ramp at Mapua.
Erect a Building housing Sea Scouts, Baot Club, Community Facility
Car and trailer Parking

Tasman District Council Application Number (if known): RM42454

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

All of the issues involved in the Resources Consent.

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

I have lived and worked in the Mapua area for 40 years. Throughout that period our family have swum kayaked, sailed, water skied and picniced around the Grossi Point area, Waimea Estuary and Tasman Bay. The TDC have removed boat access at the wharf and I understand are also considered removing larger boat access from Grossi Point. The proposed development of a new boat ramp south of the wharf, car/trailer parking and Sea scout building provides facilities that are required and suitable for our growing community. Some of the benefits from granting the consent would be:

- Separation of larger boats from moving, launching near swimmers at Grossi Point.
- Allowing the development of a better public space at Grossi Point.
- Providing better facilities for community groups including the SeaScouts.
- Providing better use of the public space near the wharf. The area proposed for the ramp, access drive and parking is not well utilised by the public at present with focus of virtually all people at the wharf. Parking for peak periods would need to be considered.

I believe the proposed development would be a much needed asset to the community.

*Note: Any additional information should be submitted on a separate sheet(s).

3) The nature of my submission is that: (Tick one of the following three boxes):

- I support the application I oppose the application I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

- To grant consent To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

Pedestrian crossing priority at the ramp and car/trailer park.
Provide a suggested sea lane route for boats approaching and leaving the ramp, providing some separation from the wharf area.

*Note: Any additional information should be submitted on a separate sheet(s).

5) Attendance at any Council Hearing (You must tick one of the following two boxes):

- I wish to be heard in support of my submission I do not wish to be heard in support of my submission

Note: If you indicate that you do not wish to be heard, you will still receive a copy of the Council's decision but you will not receive a copy of the hearing report if a hearing is held.

Print Full Name: Michael Thomas Shirer

Signature*:



Date: 21st March 2024

(Person making submission or authorised agent)

*Note: A signature is not required if you make your submissions by electronic means.

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

Lynda Cross

From: Mike Shirer <mshirer@xtra.co.nz>
Sent: Wednesday, 21 February 2024 12:04 pm
To: Resource Consent Admin
Cc: nelson@do.nz
Subject: Mapua Community Boat Ramp Trust Resource Consent application submission
Attachments: Submission Resource Consent 42454 M Shirer 21-2-24.pdf

To those concerned.

Please find attached my submission on the Mapua Community Boat Ramp resource consent.

Regards

Mike Shirer
113 Seaton Valley Rd
RD1 Upper Moutere 7173
New Zealand
mob: 0274 393 340
mshirer@xtra.co.nz

To: The Resource Consent Administration Officer

Tasman District Council
Private Bag 4
Richmond 7050

Email: resourceconsentadmin@tasman.govt.nz



tasman
district council

Te Kaunihera o

te tai o Aorere

Submission on Resource Consent Application

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Submitter Details

Full Name:

Contact Person
(if different):

Address for
Service:

Postcode:

Phone:

E-mail:

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: *(Name of Applicant)*:

For a resource consent to: *(details can be found on the notice in the letter from Council, newspaper, website or on-site)*

Tasman District Council Application Number (if known): RM

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

**Note: Any additional information should be submitted on a separate sheet(s).*

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application

I oppose the application

I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

To grant consent

To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

**Note: Any additional information should be submitted on a separate sheet(s).*

5) Attendance at any Council Hearing (You must tick one of the following two boxes):

I wish to be heard in support of my submission

I do not wish to be heard in support of my submission

Note: If you indicate that you do not wish to be heard, you will still receive a copy of the Council's decision but you will not receive a copy of the hearing report if a hearing is held.

Print Full Name:

Signature*:

Date:

(Person making submission or authorised agent)

**Note: A signature is not required if you make your submissions by electronic means.*

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

Lynda Cross

From: Maureen Clinton-Baker <mcb@funpigs.co.nz>
Sent: Wednesday, 21 February 2024 2:10 pm
To: Resource Consent Admin
Subject: To the Resource consent administration officier re the Mapua Boat Ramp
Attachments: Form for submission on resource consent application.pdf

Categories: Lynda to deal with, [SharePoint] This message was saved in 'Intranet > Resource Consents 2023 > Resource Consents > 230253 > 04 Notifications and Submissions'

To: The Resource Consent Administration Officer
Tasman District Council
Private Bag 4
Richmond 7050



Email: resourceconsentadmin@tasman.govt.nz

Submission on Resource Consent Application

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Submitter Details

Full Name: Elisabeth Anne Plummer Harper

Contact Person
(if different):

Address for Service: 38B Stafford Drive,
Ruby Bay
Mapua

Postcode: 7005

Phone: 021427262

E-mail: elisabethharper@icloud.com

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: (Name of Applicant): Mapua Community Boat Ramp Trust

For a resource consent to: (details can be found on the notice in the letter from Council, newspaper, website or on-site)

For the construction and operation of a new boat ramp within the coastal marine area and foreshore, with access from the Mapua Waterfront Park and associated consents for access and parking on the western side of Tahurangi Street, signage, stormwater discharge and earthworks

Tasman District Council Application Number (if known): RM 230253 through to and including 230259

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

I submit support for all parts of the consent application

* Note: Any additional information should be submitted on a separate sheet(s).

EP-RC040D 08/19

2) The reasons for my submission are (Give details*):

Mapua is a coastal village with a long history of involvement with all things associated with maritime and boating activities. This proposal addresses the fact that a really good functional boat ramp used by many people for access to the water with a range of craft was made unavailable for most of the day by the development of commercial activity at the wharf. The current use of Grossi Point for launching and retrieving boats means that towing vehicles have to drive on to the estuary which is not ideal. Mapua needs a purpose built ramp that provides access to the water for a broad range of boat users including community boating groups and the proposed site has a natural back eddy which reduces tidal flow and will make launching easier and therefore safer.

*Note: Any additional information should be submitted on a separate sheet(s).

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application I oppose the application I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

To grant consent To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

I seek no specific conditions

*Note: Any additional information should be submitted on a separate sheet(s).

5) Attendance at any Council Hearing (You must tick one of the following two boxes):

I wish to be heard in support of my submission I do not wish to be heard in support of my submission

Note: If you indicate that you do not wish to be heard, you will still receive a copy of the Council's decision but you will not receive a copy of the hearing report if a hearing is held.

Print Full Name: Elisabeth Anne Plummer Harper

Signature*: 
(Person making submission or authorised agent)

Date: 21/02/2024

*Note: A signature is not required if you make your submissions by electronic means.

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

Lynda Cross

From: Paul Harper <jobaxi650@gmail.com>
Sent: Wednesday, 21 February 2024 3:50 pm
To: Resource Consent Admin
Cc: Mark Morris; Mapua Boat Ramp
Subject: Boat Ramp Submission
Attachments: E.Harper Boat Ramp Submission.pdf

Hi there,
Please find attached a submission for the resource consent for the Mapua Boat Ramp.

Brgds
P.Harper

To: The Resource Consent Administration Officer
Tasman District Council
Private Bag 4
Richmond 7050
Email: resourceconsentadmin@tasman.govt.nz



Submission on Resource Consent Application

PLEASE ENSURE THAT ALL SECTIONS OF THIS FORM, ON BOTH SIDES, ARE COMPLETED.

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Submitter Details

Full Name:	Gavin Arnold	
Contact Person (if different):		
Address for Service:	55 Bryant road Brightwater 7022	
Postcode:		
Phone:	0275574124	E-mail: 55gavin.arnold@gmail.com

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: (Name of Applicant): Mapua community Boat ramp Trust

For a resource consent to: (details can be found on the notice in the letter from Council, newspaper, website or on-site)

Construct and operate a new boat ramp accessed from the Mapua Waterfront park.

Tasman District Council Application Number (if known): RM

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

Endorse my support for this project to go ahead.

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

I am a boat operator and currently launch from Grossi point

*Note: Any additional information should be submitted on a separate sheet(s).

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application I oppose the application I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

To grant consent To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

*Note: Any additional information should be submitted on a separate sheet(s).

5) Attendance at any Council Hearing (You must tick one of the following two boxes):

I wish to be heard in support of my submission I do not wish to be heard in support of my submission

Note: If you indicate that you do not wish to be heard, you will still receive a copy of the Council's decision but you will not receive a copy of the hearing report if a hearing is held.

Print Full Name:

Signature*:

(Person making submission or authorised agent)



Date:

*Note: A signature is not required if you make your submissions by electronic means.

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

Lynda Cross

From: Gavin Arnold <estimator@galbraithgroup.co.nz>
Sent: Wednesday, 21 February 2024 4:05 pm
To: Resource Consent Admin
Cc: nelson@do.nz
Subject: Mapua Community Boat ramp support
Attachments: DOC210224-21022024145700.pdf

Submission attached

Gavin Arnold
Estimator



LBP No. 109782

Galbraith Plasterers | Painting | Sandblasting & Powdercoating | Galbraith Contracting Limited
PO Box 2069 | Stoke | Nelson 7041
80 Beatty Street | Tahunanui | Nelson 7011
Tel: 03 547 7500 | Mob: 027 284 3957 | GCL: 03 5472242

To: The Resource Consent Administration Officer

Tasman District Council
Private Bag 4
Richmond 7050

Email: resourceconsentadmin@tasman.govt.nz



Submission on Resource Consent Application

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Submitter Details

Full Name:	Richard Boyd		
Contact Person (if different):			
Address for Service:	23 Higgs Rd Mapua		
Postcode:	7005		
Phone:	+64 274449653	E-mail:	carterboydnandd@gmail.com

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: (Name of Applicant): Mapua Community Boat Ramp Trust

For a resource consent to: (details can be found on the notice in the letter from Council, newspaper, website or on-site)

The application seeks approval for the construction and operation of a new boat ramp at Māpua.

Tasman District Council Application Number (if known): RM

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

RMA Sections 9 Land Use & 12 Coastal Permit
 RM230253: Land use consent to construct a boat ramp and signage in the Open Space Zone and Coastal Environment Area (CEA)
 RM230388: Land use consent for carparking
 RM230254: Land use consent under the National Environmental Standard for Assessing and Managing Contaminants in the Soil to Protect Human Health from soil disturbance
 RM230255: Land Disturbance within the CEA for construction of the boat ramp, sea scout building, and associated infrastructure including carparking areas
 RM230256: Disturbance of the Coastal Marine Area (CMA) in association with construction of the boat ramp.
 RM230257: Occupation of the CMA for the purpose of constructing and operating a boat ramp.
 RM230258: Discharge of Sediment to the CMA during construction of the boat ramp.
 RM230259: Discharge of Stormwater into the CMA

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

I am in complete support of this proposal. Mapua was always a thriving boating port / wharf until the council closed the existing boat ramp. Boaties & swimmers / wharf jumpers existed together in harmony then & it was far safer than the mix of boats & swimmers in strong currents at Grossi Point

*Note: Any additional information should be submitted on a separate sheet(s).

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application I oppose the application I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

To grant consent To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

*Note: Any additional information should be submitted on a separate sheet(s).

5) Attendance at any Council Hearing (You must tick one of the following two boxes):

I wish to be heard in support of my submission I do not wish to be heard in support of my submission

Note: If you indicate that you do not wish to be heard, you will still receive a copy of the Council's decision but you will not receive a copy of the hearing report if a hearing is held.

Print Full Name:

Signature*:

Date:

(Person making submission or authorised agent)

*Note: A signature is not required if you make your submissions by electronic means.

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

Lynda Cross

From: Dawn & Noel <carterboydnandd@gmail.com>
Sent: Wednesday, 21 February 2024 5:52 pm
To: Resource Consent Admin
Cc: mapuabcsecretary@gmail.com
Subject: Mapua Boat Ramp Resource Consent Submission
Attachments: Form for submission on resource consent application RNB.pdf

> Please find attached my completed Resource Consent Submission regarding the proposed Mapua Boat Ramp & Sea Scout Building.

With Regards, RN Boyd

>

>

> Regards

> Dawn Carter

>

> Sent from my iPad

To: The Resource Consent Administration Officer
Tasman District Council
Private Bag 4
Richmond 7050

Submission on Resource Consent Application

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Submitter Details

Full Name:

Contact Person
(if different):

Address for
Service:

Postcode:

Phone:

E-mail:

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: *(Name of Applicant)*:

For a resource consent to: *(details can be found on the notice in the letter from Council, newspaper, website or on-site)*

Tasman District Council Application Number (if known): RM

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

**Note: Any additional information should be submitted on a separate sheet(s).*

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application

I oppose the application

I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

To grant consent

To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

**Note: Any additional information should be submitted on a separate sheet(s).*

5) Attendance at any Council Hearing (You must tick one of the following two boxes):

I wish to be heard in support of my submission

I do not wish to be heard in support of my submission

Note: If you indicate that you do not wish to be heard, you will still receive a copy of the Council's decision but you will not receive a copy of the hearing report if a hearing is held.

Print Full Name:

Signature*:

Date:

(Person making submission or authorised agent)

**Note: A signature is not required if you make your submissions by electronic means.*

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

Lynda Cross

From: The Secretary Mapua Boat Club <mapuabcsecretary@gmail.com>
Sent: Wednesday, 21 February 2024 6:38 pm
To: Resource Consent Admin
Cc: Helen Jeffery; Mark Morris
Subject: Emailing Form for submission on resource consent application (1)(1).pdf
Attachments: Form for submission on resource consent application (1)(1).pdf

Edit, Sign and Share PDF files on the go. Download Acrobat Reader for mobile:
<https://adobeacrobat.app.link/Mhhs4GmNsbx>

To: The Resource Consent Administration Officer

Tasman District Council
Private Bag 4
Richmond 7050

Email: resourceconsentadmin@tasman.govt.nz



tasman
district council

Te Kaunihera o

te tai o Aorere

Submission on Resource Consent Application

PLEASE ENSURE THAT ALL SECTIONS OF THIS FORM, ON BOTH SIDES, ARE COMPLETED.

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Personal information will also be used for administration purposes, including notifying submitters of hearings and decisions. All information will be held by the Tasman District Council with submitters having the right to access and correct personal information.

Submitter Details

Full Name:

Contact Person
(if different):

Address for
Service:

Postcode:

Phone:

E-mail:

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: *(Name of Applicant):*

For a resource consent to: *(details can be found on the notice in the letter from Council, newspaper, website or on-site)*

Tasman District Council Application Number (if known): RM

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

**Note: Any additional information should be submitted on a separate sheet(s).*

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application

I oppose the application

I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

To grant consent

To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

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I wish to be heard in support of my submission

I do not wish to be heard in support of my submission

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Print Full Name:

Signature*:

(Person making submission or authorised agent)

Date:

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A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

Lynda Cross

From: Diana Adamson <grant.diana2@outlook.com>
Sent: Wednesday, 21 February 2024 7:58 pm
To: Resource Consent Admin
Subject: Mapua boat ramp submission
Attachments: Boat ramp submission.pdf

Hi
Please find my boat ramp submission attached
Thanks
Grant Adamson

To: The Resource Consent Administration Officer

Tasman District Council
Private Bag 4
Richmond 7050

Email: resourceconsentadmin@tasman.govt.nz



tasman
district council

Te Kaunihera o

te tai o Aorere

Submission on Resource Consent Application

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Full Name:

Contact Person
(if different):

Address for
Service:

Postcode:

Phone:

E-mail:

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Tasman District Council Application Number (if known): RM

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I oppose the application

I am neutral regarding the application

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To refuse/decline consent

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Print Full Name:

Signature*:

RL Clarke

Date:

(Person making submission or authorised agent)

**Note: A signature is not required if you make your submissions by electronic means.*

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

Lynda Cross

From: Irene Ray <rubyridge44@gmail.com>
Sent: Wednesday, 21 February 2024 8:51 pm
To: Resource Consent Admin
Subject: Mapua Boat RampSubmission
Attachments: Resource Consent Application for Mapua Wharf and Pontoon Extensions 2.pdf

Please find attached my Submission for the Mapua Boat Ramp.

--
Irene Schrieber and Ray Clarke
138 Ridgeview Road
Appleby Hills
RD1 Richmond 7081
Ray Mb 0220522556 Irene Mb 021931007

To: The Resource Consent Administration Officer

Tasman District Council
Private Bag 4
Richmond 7050

Email: resourceconsentadmin@tasman.govt.nz



Submission on Resource Consent Application

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Submitter Details

Full Name:	Irene Veronica Schrieber	
Contact Person (if different):		
Address for Service:	138 Ridgeview Road, Appleby Hills RD1 Richmond	
Postcode:	7081	
Phone:	021931007	E-mail: ireneshcherieber51@gmail.com

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: (Name of Applicant): Mapua Community Boat Ramp Trust

For a resource consent to: (details can be found on the notice in the letter from Council, newspaper, website or on-site)

The application seeks approval for the construction and operation of a new boat ramp at Māpua.

Tasman District Council Application Number (if known): RM 2330253

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

I believe the new boat ramp will enhance the recreational area, provide a safe place for boats to launch and a sporting hub for other water recreational groups. It will also return Grossi Point for the use of families for swimming and picnics instead of being full of boat trailers.

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

*Note: Any additional information should be submitted on a separate sheet(s).

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application I oppose the application I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

To grant consent To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

*Note: Any additional information should be submitted on a separate sheet(s).

5) Attendance at any Council Hearing (You must tick one of the following two boxes):

I wish to be heard in support of my submission I do not wish to be heard in support of my submission

Note: If you indicate that you do not wish to be heard, you will still receive a copy of the Council's decision but you will not receive a copy of the hearing report if a hearing is held.

Print Full Name:

Signature*: IV Schrieber Date:
 (Person making submission or authorised agent)

*Note: A signature is not required if you make your submissions by electronic means.

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

Lynda Cross

From: Irene Schrieber <ireneschrieber51@gmail.com>
Sent: Wednesday, 21 February 2024 9:15 pm
To: Resource Consent Admin
Subject: Mapua Boat Ramp Submission
Attachments: Form for submission on resource consent application Irene.pdf

Please find attached my submission for the Mapua Boat Ramp.

--
Irene Schrieber
138 Ridgeview Road
Appleby Hills
RD1 Richmond
7081
Mob 021 931007

To: The Resource Consent Administration Officer

Tasman District Council
Private Bag 4
Richmond 7050

Email: resourceconsentadmin@tasman.govt.nz

tasman
district council

Te Kaunihera o

te tai o Aorere

Submission on Resource Consent Application

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Submitter Details

Full Name:	Julie May Evans and Michael Francis Burton	
Contact Person (if different):		
Address for Service:	157 Tahunanui Drive, Tahunanui, Nelson 7011	
Postcode:		
Phone:	0224009527	E-mail: julie@evans-greenwood.com

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: (Name of Applicant): Mpua Community Boat Ramp Trust

For a resource consent to: (details can be found on the notice in the letter from Council, newspaper, website or on-site)

Construction of a boat ramp in the coastal marine area within the foreshore, and access from the Mpua Waterfront Park and associated consents for access, parking, signage, storm water and earthworks.
Construction of a Sea Scout / Community building within the Mpua Waterfront

Tasman District Council Application Number (if known): RM

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

General comments on impact of proposal, related to impact on the community and environment.

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

We have visited the area many times visiting friends who live nearby, enjoying meals and walks in the area. We have also caught the ferry with my bicycle across from Rabbit Island. It is a beautiful spot, recovering from previous industrial uses after extensive remediation work.

Our concern is that the proposal is of a very large scale - this will change the nature of the area and impact on the community use, with a considerable increase in traffic and with movements of boats, jet skis etc bringing noise and hazards. The submission claims a high level of community support but a friend living in Mapua said, when she was visited for feedback, the explanation was inadequate and she did not understand the scale of the ultimate proposal.

The extensive footprint and activity will also inevitably impact on the recovering coastal environment.

We ask that the Council not support this application in this current form given the impact on the community and the efforts to restore and enhance the environment in this special area.

*Note: Any additional information should be submitted on a separate sheet(s).

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application I oppose the application I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

To grant consent To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

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Print Full Name:

Signature*:

(Person making submission or authorised agent)

Date:

*Note: A signature is not required if you make your submissions by electronic means.

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

Lynda Cross

From: Julie Evans <julie@evans-greenwood.com>
Sent: Wednesday, 21 February 2024 9:51 pm
To: Resource Consent Admin; Resource Consent Admin
Cc: nelson@do.nz; Michael Burton
Subject: Submission: Māpua Community Boat Ramp Trust
Attachments: Submission on resource consent application - Mapua Boat Ramp - J Evans and M Burton - 21Feb2024.pdf

To: The Resource Consent Administration Officer

CC: Māpua Community Boat Ramp Trust

Please find attached our submission regarding the Māpua Community Boat Ramp application.

Kind regards
Julie Evans and Michael Burton

To: The Resource Consent Administration Officer

Tasman District Council
Private Bag 4
Richmond 7050

Email: resourceconsentadmin@tasman.govt.nz



tasman
district council

Te Kaunihera o

te tai o Aorere

Submission on Resource Consent Application

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Submitter Details

Full Name:

Contact Person
(if different):

Address for
Service:

Postcode:

Phone:

E-mail:

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: *(Name of Applicant):*

For a resource consent to: *(details can be found on the notice in the letter from Council, newspaper, website or on-site)*

Tasman District Council Application Number (if known): RM

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

* Note: Any additional information should be submitted on a separate sheet(s).

Lynda Cross

From: Malcolm david and ja Hepburn <hepburn11@xtra.co.nz>
Sent: Wednesday, 21 February 2024 10:00 pm
To: Resource Consent Admin
Subject: RM230253
Attachments: Form for submission on Mapua Boat Ramp Application.pdf

2) The reasons for my submission are (Give details*):

**Note: Any additional information should be submitted on a separate sheet(s).*

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application

I oppose the application

I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

To grant consent

To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

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I do not wish to be heard in support of my submission

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Print Full Name:

Signature*:

Date:

(Person making submission or authorised agent)

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To: The Resource Consent Administration Officer
Tasman District Council
Private Bag 4
Richmond 7050
Email: resourceconsentadmin@tasman.govt.nz



Submission on Resource Consent Application

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Submitter Details

Full Name: **Colin Walker**

Contact Person (if different):

Address for Service: **9 Langford Drive, Mapua**

Postcode: **7005**

Phone: **027 4488 446**

E-mail: **colin_walker@xtra.co.nz**

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: **Māpua Community Boat Ramp Trust.**

For a resource consent for: **Construction of a boat ramp in the coastal marine area within the foreshore, and access from the Māpua Waterfront Park and associated consents for access, parking, signage, storm water and earthworks.**

Construction of a Sea Scout / Community building within the Māpua Waterfront Park.

Tasman District Council Application numbers: **RM230253, RM230388, RM230254, RM230255, RM230256, RM230257, RM230258, RM230259**

1) The specific parts) of the application that my submission relates to is/are:

- A. The Boat Ramp
- B. Sea Scout/Community building
- C. Parking
- D. Playground and Petanque

2) The reasons for my submission are (Give details*):

The whole of the Waterfront Park has been grossly underutilised. The concrete seats and stage are only used once a year for a carol service. The grassed area is used about a dozen times a year by visiting groups, and the picnic tables seldom used. Taking about a quarter of the area for a boat ramp and community building will greatly increase its use.

- A. The Boat Ramp is urgently needed. Aquatic activities are a predominant for of active recreation in the Tasman District. MaritmeNZ estimate that 45% of the population over 18 engage in some form boating (see <https://www.maritimenz.govt.nz/media/1dzakhte/recreational-boating-survey-2020.pdf>) TDC should be encouraging safe boating. I estimate that at least 20% of Mapua households have one or more boats and traditionally boat use is shared with friends, neighbours, relatives, etc. A local ramp for the community is needed.
- B. The proposed building will be an asset to Mapua, and the whole Tasman District. Construction of club-rooms and facilities for sports is a permitted use on Recreational Reserves.
- C. The proposed parking takes too much of the Mapua Special Residential Zone land. This land should be preserved for smaller homes, satisfying the MDCA survey which said over 55% of Mapua residents would like to downsize.

- D. The current Petanque ground is not suitable as it slopes and boules roll away. A new LEVEL ground is needed, possibly at 5 Tahi Street. A children's playground is needed and the commercial-zone land at 15 Aranui Road is an ideal site as it is away from the hazards of the waterfront and is more sheltered from the sea breeze.

**Note: Any additional information should be submitted on a separate sheet(s).*

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application

4) The decision I would like the Council to make is

To grant consent

If consent is granted, I wish the council to impose the following conditions

That TDC remove the commercial zoning on land on South-West side of Aranui Road as the Wharf precinct is already over commercialised, with privately owned commercial property still to be developed.

- A. Tasman District Council should pay the TOTAL COST of the boat ramp as this is a replacement for the community owned ramp which was closed by TDC following construction of TDC's shopping complex. TDC promised a new boat ramp at the time.
- B. That the Sea Scout/Community Building be a light timber structure, built on a floating foundation, so that disturbance of the land is avoided. Stormwater drainage from the building should go to Aranui Road.

Note that TDC have created a precedent for building on the Waterfront Park when they built the new toilet block, with its foundations, stormwater and sewage all underground.

- C. That there be no parking on the "Kite Park". That parking for cars with boat trailers be changed to the West side of Tahi Street, as shown on Attachment 1. This will preserve the Mapua Special Residential Zone. Also, more car parking on East side of Tahi Street.
- D. That the Petanque ground be relocated on flat ground as the current site is sloping. The playground should be on land away from the hazards of the waterfront.

As an alternative building, I would like the applicants to consider a smaller building of only three bays, and with the storage of the historic waka to be in the space currently occupied by the Mapua Boat Club on the wharf, and incorporated in the museum. A long term lease from TDC will be necessary.

5) Attendance at any Council Hearing (You must tick one of the following two boxes):

I wish to be heard in support of my submission

Print Full Name: **Colin William Walker**

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

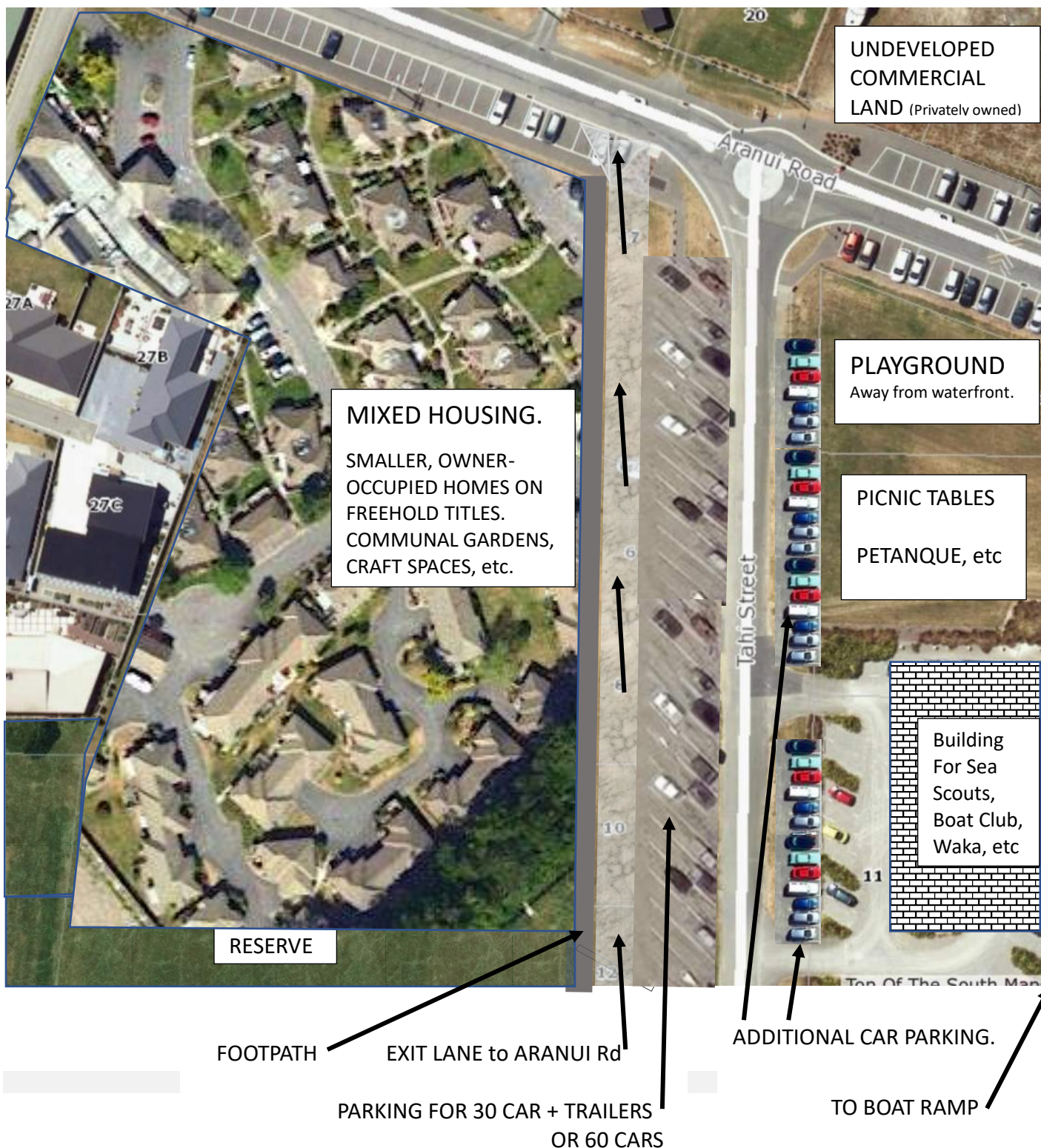
Signed:



Date: 21 February 2024

Attachment 1

PLAN FOR DEVELOPMENT OF CONTAMINATED LAND AT MAPUA



In the recent Community Survey, over 40% of respondents want to see more retirement housing options, and over 55% of responses sought smaller units or apartments.

The Mapua Wharf Precinct is already over-developed and there is more privately owned and Commercial zoned land still to be developed. The three TDC owned sections on the corners of Aranui Road and Tahi Streets should be rezoned – that on the West to Residential and that on the East to Reserve.

Lynda Cross

From: Colin Walker <colin_walker@xtra.co.nz>
Sent: Thursday, 22 February 2024 8:02 am
To: Resource Consent Admin
Cc: Colin Walker
Subject: Mapua Boat Ramp
Attachments: Submission on Resource Consent Application CWW.pdf

Categories: Lynda to deal with

Hi,

Please find attached my submission.
Do you need a hard copy?

Cheers

Colin Walker

To: The Resource Consent Administration Officer
Tasman District Council
Private Bag 4
Richmond 7050



Email: resourceconsentadmin@tasman.govt.nz

Submission on Resource Consent Application

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Submitter Details

Full Name:	Kristine Barbara Marriott		
Contact Person (if different):			
Address for Service:	10 Iwa St Mapua		
Postcode:	7005		
Phone:	0278407070	E-mail:	kbmarriott26@gmail.com

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: (Name of Applicant): mapua boat ramp trust

For a resource consent to: (details can be found on the notice in the letter from Council, newspaper, website or on-site)

construct a new boat ramp at the wharf precinct

Tasman District Council Application Number (if known): RM

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

supporting a new boat ramp as proposed including designated parking area

* Note: Any additional information should be submitted on a separate sheet(s).

EP-RC040D 08/19

2) The reasons for my submission are (Give details*):

Grossie point has a cultural significance to the area and was developed as a BBQ outdoor area for families to enjoy the outdoors.
This area has been taken over by boaties, with boat trailers parking on the beach and taking over the space for people to enjoy picnic etc.
With the proposed boat ramp the area can go back to what it was intended for.
Mapua will benefit from the proposed boat ramp financially and recreationally.
I believe this will be a great asest to the community.

*Note: Any additional information should be submitted on a separate sheet(s).

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application I oppose the application I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

To grant consent To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

*Note: Any additional information should be submitted on a separate sheet(s).

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Print Full Name:

Signature*: 
(Person making submission or authorised agent)

*Note: A signature is not required if you make your submissions by electronic means.

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

Lynda Cross

From: Kristine Marriott <Kristine.Marriott@nmdhb.govt.nz>
Sent: Thursday, 22 February 2024 9:27 am
To: Resource Consent Admin
Subject: Mapua boat ramp submission
Attachments: 0267_001.pdf

Categories: Lynda to deal with

Please find attached a submission for the Mapua boat ramp
Thanks
Kristine Marriott

To: The Resource Consent Administration Officer

Tasman District Council
Private Bag 4
Richmond 7050

Email: resourceconsentadmin@tasman.govt.nz



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te tai o Aorere

Submission on Resource Consent Application

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Submitter Details

Full Name: JANICE LYNETTE CROOKS

Contact Person
(if different):

Address for Service: 5 TOPI WAY
MAPUA 7005

Postcode: 7005

Phone: 021 2837853

E-mail: jannycrooks@gmail.com

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: (Name of Applicant):

For a resource consent to: (details can be found on the notice in the letter from Council, newspaper, website or on-site)

Tasman District Council Application Number (if known): RM

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

MAPUA COMMUNITY BOAT RAMP

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

Mapua needs a new boat ramp.
The Council took away the use of the old
boat ramp.

*Note: Any additional information should be submitted on a separate sheet(s).

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application I oppose the application I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

To grant consent To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

No conditions

*Note: Any additional information should be submitted on a separate sheet(s).

5) Attendance at any Council Hearing (You must tick one of the following two boxes):

I wish to be heard in support of my submission I do not wish to be heard in support of my submission

Note: If you indicate that you do not wish to be heard, you will still receive a copy of the Council's decision but you will not receive a copy of the hearing report if a hearing is held.

Print Full Name: JANICE LYNETTE CROOKS

Signature*: Janice Crooks
(Person making submission or authorised agent)

Date: 20/02/2024

*Note: A signature is not required if you make your submissions by electronic means.

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.

To: The Resource Consent Administration Officer
Tasman District Council
Private Bag 4
Richmond 7050

Email: resourceconsentadmin@tasman.govt.nz



Te Kaunihera o
te tai o Aorere

Submission on Resource Consent Application

PLEASE ENSURE THAT ALL SECTIONS OF THIS FORM, ON BOTH SIDES, ARE COMPLETED.

Please note: all submissions become public documents. If the application requires a hearing, your submission may be published on the council's hearings page, including your name and contact details.

Personal information will also be used for administration purposes, including notifying submitters of hearings and decisions. All information will be held by the Tasman District Council with submitters having the right to access and correct personal information.

Submitter Details

Full Name:

Contact Person (if different):

Address for Service:

Postcode:

Phone: E-mail:

Submission Details

This is a submission on the following application for resource consent lodged with the Council:

This is a submission on an application from: (Name of Applicant):

For a resource consent to: (details can be found on the notice in the letter from Council, newspaper, website or on-site)

Tasman District Council Application Number (if known): RM

1) The specific part(s) of the application that my submission relates to is/are (Give details*):

* Note: Any additional information should be submitted on a separate sheet(s).

2) The reasons for my submission are (Give details*):

MARPOA NEEDS A NEW BOAT RAMP
BY BUILDING THE WHARF THE COUNCIL TOOK
AWAY THE USE OF THE OLD BOAT RAMP.

*Note: Any additional information should be submitted on a separate sheet(s).

3) The nature of my submission is that: (Tick one of the following three boxes):

I support the application I oppose the application I am neutral regarding the application

4) The decision I would like the Council to make is (Tick one of the following two boxes):

To grant consent To refuse/decline consent

If consent is granted, I wish the council to impose the following conditions

(Note: you do not have to suggest conditions, particularly if you want the council to refuse consent):

NONE

*Note: Any additional information should be submitted on a separate sheet(s).

5) Attendance at any Council Hearing (You must tick one of the following two boxes):

I wish to be heard in support of my submission I do not wish to be heard in support of my submission

Note: If you indicate that you do not wish to be heard, you will still receive a copy of the Council's decision but you will not receive a copy of the hearing report if a hearing is held.

Print Full Name: KEVIN PETER CROOKS

Signature*: 
(Person making submission or authorised agent)

Date: 19 FEB 2024

*Note: A signature is not required if you make your submissions by electronic means.

A copy of this submission MUST also be sent to the applicant as soon as reasonably practicable after serving a copy on the Council.